



IV.D. Narrative Information Sheet

1. Applicant Identification:

City of Logansport
601 E. Broadway, Suite 200
Logansport, IN 46947

2. Funding Requested:

- a. Assessment Grant Type: Coalition
- b. Federal Funds Requested:
 - i. \$600,000
 - ii. We are not requesting a Site-specific Assessment Grant waiver of the \$200,000 limit.
- c. Contamination: Hazardous Substances (\$360,000) and Petroleum (\$240,000)

3. Location:

- a. City of Logansport, Cass County, Indiana
- b. Fulton County, Indiana
- c. North Central Indiana Regional Planning Council; Fulton, Cass, Miami, Clinton, Howard, and Tipton Counties

4. Property Information for Site-Specific Proposals: Not applicable

5. Contacts:

- a. Project Director:
Ms. Mercedes Brugh
Deputy Mayor
574-753-2551, Ext. 230
mbrugh@cityoflogansport.org
601 E. Broadway, Suite 200
Logansport, IN 46947
- b. Chief Executive/Highest Ranking Elected Official:
Mayor Dave Kitchell
574-753-2551
dkitchell@cityoflogansport.org
601 E. Broadway, Suite 200
Logansport, IN 46947

6. Population: City of Logansport - 18,169; City of Rochester - 6,059; Town of Bunker Hill - 514; Town of Akron - 1,139 (2013-2017 American Community Survey (ACS) 5-Year Estimate)

7. Other Factors Checklist:

Other Factors	Page#
Community population is 10,000 or less.	Pg. 2,3
The applicant is, or will assist, a federally recognized Indian tribe or United States territory.	
The priority brownfield site(s) is impacted by mine-scarred land.	
The priority site(s) is adjacent to a body of water (i.e., the border of the priority site(s) is contiguous or partially contiguous to the body of water, or would be contiguous or partially contiguous with a body of water but for a street, road, or other public thoroughfare separating them).	Pg. 2,3
The priority site(s) is in a federally designated flood plain.	Pg. 2,3
The reuse of the priority site(s) will facilitate renewable energy from wind, solar, or geothermal energy; or will incorporate energy efficiency measures.	Pg. 2,3
30% or more of the overall project budget will be spent on eligible reuse planning activities for priority brownfield site(s) within the target area.	

¹Because Applicant is a municipality (similar to a county), population data is reported in census tracts in which each priority site is located.



INDIANA DEPARTMENT OF ENVIRONMENTAL MANAGEMENT

We Protect Hoosiers and Our Environment.

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(800) 451-6027 • (317) 232-8603 • www.idem.IN.gov

Eric J. Holcomb
Governor

Bruno L. Pigott
Commissioner

December 3, 2019

Mercedes Brugh
Deputy Mayor
City of Logansport
601 E. Broadway, Suite 200
Logansport, Indiana 46947

Re: IDEM Acknowledgement Letter
U.S. EPA Brownfields Grant Proposal
Coalition Assessment
Hazardous Substances and Petroleum
Logansport-NCIRPC-Fulton Co. Coalition
Cass County, Indiana

Dear Ms. Brugh:

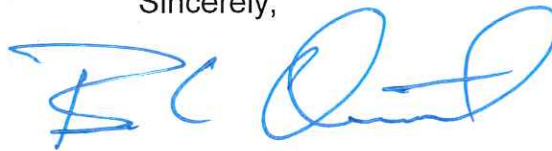
This letter is provided in support of the City of Logansport Coalition consisting of the City of Logansport, North Central Indiana Regional Planning Council (NCIRPC), and Fulton County (Coalition) proposal to the U.S. Environmental Protection Agency (U.S. EPA) for Brownfields Coalition Assessment Grant funding. The Indiana Department of Environmental Management (IDEM) acknowledges that the City of Logansport, as the lead applicant, is requesting \$600,000 (\$350,000 for hazardous substances and \$250,000 for petroleum).

It is IDEM's understanding that this funding will be utilized to expand the existing brownfield inventory with an initial prioritization of identified brownfield sites on the basis of: 1) redevelopment potential, 2) environmental or human health impact and community environmental justice issues, and 3) community input. IDEM is aware that the Coalition also has identified several areas within its member communities as focal points for at least nine targeted sites for environmental assessments to be conducted based on need and redevelopment goals in order to facilitate large-scale, mixed end uses.

IDEM believes that the Coalition has demonstrated its commitment to redeveloping brownfields by its members having taken advantage of financial and/or technical assistance offered by U.S. EPA (Logansport as U.S. EPA grantee) and by the Indiana Brownfields Program (e.g., active Program participants). This Assessment grant funding will help the Coalition members continue their efforts to address brownfields within their target areas to facilitate economic recovery and future growth. Should an opportunity arise for the Coalition to need petroleum eligibility determinations or cleanup/closure or liability assistance at any of the sites investigated with this grant funding, IDEM realizes that the Coalition will participate in the Indiana Brownfields Program and/or the IDEM Voluntary Remediation Program for technical oversight of grant-funded site activities.

Based on the information submitted and experience, IDEM considers the City of Logansport a good candidate to receive U.S. EPA grant funding again to continue its regional brownfield redevelopment efforts, which support Indiana's brownfield initiative. IDEM is pleased to assist and looks forward to continuing its partnership with the Coalition members. For further assistance, please contact Michele Oertel of the Indiana Brownfields Program directly at (317) 234-0235 or at moertel@ifa.in.gov.

Sincerely,



Bruce A. Oertel, Chief
Remediation Services Branch
Office of Land Quality

BAO/mmo

cc: (via electronic transmission)
Len Hinrichs, BCA Environmental Consultants, LLC

IV.E. NARATIVE/RANKING CRITERIA

IV.E.1 Project Area Description & Plans for Revitalization, a. Target Area & Brownfields, i.

Background & Description of Target Area: The City of Logansport (Coalition Lead) and our coalition partners, Fulton County, and North Central Indiana Regional Planning Council (NCIRPC) (Coalition), are centered in rural north-central Indiana, approximately 60 miles north of Indianapolis along US 31. First settled in 1822 at the junction of Wabash and Eel Rivers, Logansport has a population of 18,169 (2017 ACS 5-YR Estimates (2017 ACS)) and is the Cass County seat. Spurred by the growth of a diverse transportation infrastructure including the Michigan Road (connecting Lake Michigan to the Ohio River), numerous railroads, major rivers, and the Erie Canal which cut through Logansport, the City was established as a thriving industrial hub, producing a broad range of products including automotive and rail industries, and metal fabrication. Fulton County, located northeast of Logansport, developed a diverse agricultural industry, including support industries such as metal fabrication, automotive component manufacturing, and equipment maintenance. NCIRPC is a regional planning council representing Cass, Fulton, Miami, Clinton, Howard, and Tipton counties.

Throughout the late 19th and early 20th centuries, robust communities grew and thrived around these industries. However, as in much of the Midwest's "rust belt", our Coalition communities' manufacturing base declined in the 1960s and 1970s. Of the industries that survived, many chose to leave the city centers for "greenfields" on the periphery of our larger communities, leaving the downtowns and small, rural towns in a state of decay. In addition, since 2008, large employers such as Modine Manufacturing, Carter Fuel Systems, Carlisle Group, Dean Foods, Akron Foundry, Small Parts Inc., Fulton Industries, and Grissom Air Force Base have closed their doors leaving more than 1,000 people without jobs. Historic neighborhoods that had developed in and around these former industrial centers were pulled down, leaving behind communities burdened with a large number of brownfields, restricting economic development and posing health risks to nearby residents. The Coalition will focus grant funds on assessment of brownfields within the following target areas for our Coalition.

Logansport Eerie Ave. Corridor (LEC): is the southern portion of the Logansport downtown near the confluence of the Eel and Wabash rivers. Bounded by Spencer St. to the north, 19th St. to the east, Wabash River to the south, and Elm St. to the west, the 0.29 mi² LEC and is characterized by numerous vacant commercial properties and an industrial fringe that is largely inactive, vacant, or underutilized. Despite the challenges, a few manufacturing sites in this target area show promise for growth as they are occupied by smaller employers with significant growth potential.

Logansport Water St. Corridor (LWC): is an area of mixed industry, commercial, and residential properties centered around Water St. in northwest Logansport. Bounded by Pollard St. to the north, Peter St. to the east, General St. to the south, and Canty St. to the west, the 0.24 mi² LWC is dominated by several large brownfield sites within depressed neighborhoods. Despite this, the area has tremendous reuse potential, with several large vacant tracts that are suitable for renewable energy projects.

Grissom Aeroplex (GAP): is the northern portion of the former Grissom Air Force Base bounded approximately by Rt. 218 to the north, W. Hoosier Blvd. to the east, N. Lancer Ave. and S. Lincoln St. to the south, and Miami Co. Line to the west. The 0.8 mi² GAP consists of various former Grissom support buildings, some repurposed, but others still vacant, and surrounding low-income neighborhood. The GAP is rebounding after the base realignment, but still has many brownfields to address.

Residents living among brownfields in our target areas experience high unemployment, low Median Household Income (MHI), high poverty rate, high child poverty rate, and high crime rate (for actual figures see IV.E.2.a.i.). Even with such social and economic constraints, we recognize the great reuse potential of our target areas. We are working hard to repurpose and reshape our downtown businesses and commerce that have closed or moved away. Current repurposing of the former Logansport Mall building to be a new hotel and conference center, is ongoing, leveraging \$9M in private and municipal funds once completed. This confirms that the Coalition is striving to again be a place where people can live, work, play, and prosper. Although the primary use of grant funds will be in our target areas on priority sites, if properties outside the target areas become high priority during the cooperative agreement period, we may choose to invest some grant funding on them; however, our focus for this grant will remain the target areas.

IV.E.1.a.ii. Description of the Priority Brownfield Site(s): The brownfields targeted for this grant are vacant or underutilized commercial and/or industrial properties located in low-income

residential and/or mixed-use areas of our target areas. Properties such as the Transco and Exide sites in Logansport, Akron Foundry site in Akron, Nickel Plate North rail corridor in Rochester, and Grissom Aeroplex Heat Plant in Bunker Hill impact large portions of the target area neighborhoods where they are located and threaten both the physical and financial wellbeing of the community. Developers often hesitate to invest in property in these areas because the risk of poor return on investment is too high. Funding from this EPA grant will reduce this risk by providing the initial investment stake for brownfield properties to both inform reluctant investors of the properties' environmental conditions and help them see and understand the investment potential of these properties, thereby catalyzing reinvestment in the target areas. To date, over 75 brownfield properties have been identified and inventoried by the Coalition. For example, the vacant former Exide plant in the LWC is located in a low-income neighborhood, only 950 feet from a daycare center. Assessment and reuse planning is necessary for this site in order to facilitate its reuse as a planned solar energy farm, removing environmental and health threats (per Coalition Revitalization Plans (IV.E.1.b.i.)) and reducing Logansport's carbon footprint.

The historical and current uses of priority sites, likely environmental issues, planned reuse, and potential health effects to those exposed to these uncontrolled sites are summarized below.

Table 1 – Priority Brownfield Sites and Impacts

Priority Site, Size, Proximity to Target Area Residents, Near Water Body	Historic Use / Current Use & Condition / Planned Reuse (further discussed in Section IV.E.1.b.i.)	Suspected Contaminants*
Transco, 1831 18th St., Logansport - 8.75 acres in LEC; adjoins low income/high poverty neighborhood, ½ mi. from school; adjoins Wabash River; Fed. Designated floodplain (Zone A)	Rail car maintenance facility / currently underutilized - fair condition / community park connected to pedestrian/biking trail along river	metals, petroleum, PCBs, VOCs, asbestos, glycols, lead paint
Exide Battery, Water St., Logansport - 17.4 acres in LWC; adjoins residential neighborhood; 850 ft. from elementary school; 0.20 mi. from day care	Former battery manufacturing plant / currently vacant land / planned solar energy farm	metals, petroleum, PCBs, VOCs,
Nickel Plate North, downtown Rochester - 6 acres; adjoins low income/high child poverty neighborhood & park	Former rail corridor / currently vacant rail line / bicycle-pedestrian rail trail	metals, petroleum, VOCs, SVOCs, asbestos
Akron Foundry, 501 Main St., Akron - 3.5 acres; adjoins minority & low-income neighborhood, 250' from daycare; Pop. <10K	Former foundry (destroyed by fire in 2011) / currently vacant / commercial or lt. industrial	PCBs, metals, VOCs, SVOCs,
Grissom Aeroplex Heat Plant, Bunker Hill - 10 acres in NCIRPC; near low-income neighborhood	Former heating plant for air force base / currently vacant / central store for military reservist equipment	metals, petroleum, PCBs, VOCs, SVOCs, asbestos
*According to the Agency for Toxic Substances and Disease Registry (ATSDR), the contaminants listed in Table 1 pose a real threat to human health. Health threats include: skin damage, liver, kidneys, heart, spleen, nervous, respiratory, hormonal, blood, and immune systems, and may also cause neurological damage, birth defects and cancer (www.atsdr.cdc.gov).		

These sites are our highest priorities for assessment and reuse, because they meet immediate needs in our communities, align with our Coalition revitalization plans, and are poised for imminent reuse due to funding already committed. \$750K in municipal funding has already been pledged, and cleanup plans have been initiated, to perform asbestos abatement on the Grissom Aeroplex central heating plant in the target area (IV.E.1.c.i). This will help bring the 10-acre site closer to its planned reuse as a public/private rapid deployment central store for military reservist equipment, which aligns with our Revitalization Plans for this portion of the former Air Force Base. Once redeveloped, this will serve as an example of success, triggering more investment. With the EPA's grant funding the initial, high-risk due diligence investment on sites like this, the likelihood of a successful reuse is much higher.

IV.E.1.b. Revitalization of the Target Area, i. Reuse Strategy & Alignment with Revitalization Plans: Our 2016 Logansport Comprehensive Plan Update, 2008 Fulton County Comprehensive Plan, 2010 Logansport Hometown Downtown Strategic Action Plan, 2015 Miami County Comprehensive Plan, and 2012 NCIRPC Comprehensive Economic Development Strategy (i.e., Coalition Revitalization Plans) stress preserving and revitalizing our downtowns as a key initiative, providing amenities to improve our health outcomes and create an intrinsically attractive environment to raise families and foster good paying jobs enabling people to work and stay in our community, all while continuing to develop in a methodical, logical way that capitalizes on existing assets and infrastructure. They further specify diversification of the industrial sector to minimize future cutbacks/closures; creation of mixed-use commercial/ affordable

housing; development/connection of trails and park space to become a regional destination for recreational activity and alternate transportation options; and bringing commerce back to revitalize our Coalition communities' cores. The key to this revitalization of our target areas is brownfields reuse/revitalization. We have made a focused effort to invest in our target areas to address priority brownfields (IV.E.1.a.ii) and leverage additional funding for these depressed areas of our communities.

The Coalition is requesting \$600,000, the majority of which will be used to complete Phase I and Phase II Environmental Site Assessments (ESAs) and cleanup planning in our target areas providing the initial, highest risk investment necessary for brownfield reuse. Funding will also be committed to updating/prioritizing our existing inventory and conducting cleanup planning activities. These funds will help us reach reuse goals outlined in our Revitalization Plans, tackling environmental challenges associated with the highest priority sites within the target areas. This approach will maximize grant value and trigger further environmental and reuse funding (IV.E.1.c.i). For example, plans are underway to repurpose the former Grissom Aeroplex Heat Plant site into a public/private warehousing complex. The Coalition has already made significant investment in the project, drafting site plan scenarios. However, additional funding from an EPA grant is needed in order to complete reuse planning for the project. The former Exide plant in the NWC is slated to become a solar power generating farm to supplement Logansport's electricity needs once assessment and any cleanup (if necessary) is complete. The vacant former Akron Foundry site in Akron, IN (pop. 1,388) is planned for commercial and/or mixed-reuse, and the Transco site, adjoining the Wabash River in a Federally Designated Floodplain (Zone A), is planned for reuse as a City park, connected to the Little Turtle Waterway Trail. Finally, the former Nickel Plate North railway in Rochester will become an extension of the existing Nickel Plate pedestrian/bicycle trail. EPA grant funding will fuel these aggressive revitalization efforts creating much needed jobs, affordable low- and moderate-income housing, renewable energy projects, and walkable greenspace, improving the quality of life in our target areas. Significant resources have already been pledged for the reuse of target properties as indicated in IV.E.1.c.i, and with EPA grant funds to cover environmental costs, we will make the outcomes outlined below a reality.

IV.E.1.b.ii Outcomes & Benefits of Reuse Strategy: Brownfield assessments will be linked to successful reuse outcomes, creating equitable, affordable housing; improving the economic competitiveness of our target areas; leveraging current and future investments; and creating unique, healthy, safe, and walkable neighborhoods. This will be accomplished in our target areas where the largest number of low-income, minority, and other sensitive populations reside in our Coalition communities, supporting environmental justice goals. Reuse of brownfields will generate higher tax revenue for our cities and towns, and through increased investment, jobs will be created, new residential units will be constructed, and property values will be enhanced. Reuse of all the priority sites listed in IV.E.1.a.ii. has potential to create over 150 jobs and generate an estimated \$150K in annual income tax revenue. Additionally, since several of the priority sites are in designated Tax Increment Financing (TIF) districts, incremental increases in property taxes will be retained for reuse purposes by the Coalition communities. By our calculations, this could generate up to \$300K in annual incremental tax revenue which will be reinvested in Coalition communities. With an investment from the EPA to fund the assessment of the properties considered for reuse, leveraged funding for the effort is much more likely to be realized, bringing the needs outlined in the Coalition Revitalization Plans that much closer to fruition. For example, reuse of the former Exide Battery site will remove the threat associated with environmental contamination (metals, petroleum, PCBs, VOCs, etc.) and blight will be eliminated, reducing crime that the abandoned property encourages. Temporary jobs to remediate and construct the site, as well as permanent jobs to operate the planned solar energy generating farm will be created, stimulating other area investment from the private sector. As target area brownfields are reused, historical employment/revenue losses will be reversed, and our target areas will again become vibrant. Finally, one of our priority sites (Former Grissom Heat Plant) is located within a designated Opportunity Zone (OZ), and we will market brownfields as excellent tax shelters under OZ tax incentives, attracting private funds to our low-income areas. We have identified 6 Opportunity Funds in Indiana, and we will engage them as brownfield revitalization progresses.

IV.E.1.c. Strategy for Leveraging Resources, i. Resources Needed for Site Reuse: Our Coalition members have a history of leveraging investment in projects throughout their communities. For example, the former Melbourne Warehouse site in Logansport is currently being revitalized into the desperately needed CSO Melbourne Wet Weather stormwater project, costing over \$27.9M to build, and the former

Logansport Mall is being repurposed into a hotel property, leveraging over \$9M. More investment is planned, focusing on the Coalition target areas. Without EPA funding for the initial high-risk environmental assessment of these sites, brownfield revitalization will stagnate. The Coalition will pursue many different funding sources from the state and federal levels, as well as the private sector to use as leveraging as outlined below.

- *Tax Increment Financing* - will be used for infrastructure improvement, such as sidewalks, water lines, sanitary sewer upgrades, roads, etc. (up to \$100K to redevelop Coalition target areas)
- *EPA* - Additional EPA Assessment, Cleanup, and Revolving Loan Fund (RLF) to further the brownfield reuse goals of the Coalition (\$300K-\$1M)
- *Federal Highway Administration* - Infrastructure improvements like streets & pedestrian/bicycle pathways (Est. \$5M+)
- *Indiana Economic Development Corp.* - Tax credits & other incentives to help communities create a climate where pressures from taxes, investment costs, & red tape are lower (Est. \$1M+)
- *Indiana Brownfields Program* - Low-interest/partially-forgivable loans for brownfield investigation and cleanup through the EPA-funded Revolving Loan Fund (Est. \$1M)
- *Indiana Finance Authority* - SRF funding generated from an interest rate discount on wastewater improvement project loans. The savings realized through the rate reduction can be used to remediate brownfield sites (\$500K+)
- *Indiana Brownfields Program* - Section 128A funding may be used to complete the investigation of sites identified and partially assessed in this Grant (est. \$75K)
- *Excess Liability Trust Fund* - State insurance funding for investigating and remediating eligible petroleum contaminated sites with underground storage tanks (up to \$2M)
- *Opportunity Funds* – 1 of our priority sites (Grissom Aeroplex Heat Plant) is located in an Opportunity Zone, with 6 Opportunity Funds identified in Indiana
- *Private Funding* - to remediate sites ineligible for state/federal funding. Such sites may need encouragement and reuse support from the Coalition members to conduct necessary clean-up prior to reuse (unlimited)
- *Liability Insurance Funding* - Indiana courts have ruled that historical general liability policies must cover assessment and remediation costs on sites known to be contaminated. Using EPA Assessment Grant funding to demonstrate the presence of contamination will help trigger viable liability insurance policies to fund cleanup of environmental damages. Coalition members will make efforts to apply this funding source to all eligible sites, including privately and municipally owned property (often \$1-3M/site). Insurance coupled with EPA assessment funding has been used on brownfields in many communities in Indiana (e.g. Plymouth, Logansport, Jeffersonville), commonly leveraging hundreds of thousands, or even millions in assessment and cleanup funding.

A detailed funding plan will be developed for brownfield sites/areas as assessment projects progress, and each site will have a unique funding plan due to individual status and eligibility.

IV.E.1.c.ii. Use of Existing Infrastructure: Coalition Revitalization Plans' land use goals emphasize the build-out of existing parcels, and rehabilitation and infill development in our cities' traditional core neighborhoods before additional land is considered for development. Modern utility infrastructure is present in all of the target areas (3-phase electricity, natural gas, city water and sewer, telephone and fiber optic service), providing connectivity to new development. It is robust enough to handle the added capacity required by any planned reuse and will utilize existing services and other infrastructure (roads, curb cuts, on/off-street parking, & nearby utilities) to attract new investment in area brownfields, reducing site reuse costs. With revitalization ranging from residential to industrial, existing infrastructure will allow for easy access for commercial/industrial development, enabling residents the opportunity to work and live in the same neighborhood, creating a walkable community. Traditional transportation infrastructure will be complemented by pedestrian connectivity, bicycle improvements, and universal accessibility. For example, the former Exide Battery site, planned for reuse as a solar energy generating field, is located near (< 0.7 mi) from an existing power substation grid, minimizing the amount of new transmission lines required to tie the solar field into the Logansport power grid. Additional roads or trails necessary for planned reuse will be sought from the US Dept. of Transportation Better Utilizing Investments to Leverage

Development (BUILD) Grant program. If additional infrastructure is needed, we will utilize a combination of local funds (when available) and CDBG funds to meet the development's infrastructure needs.

IV.E.2. Community Need and Community Engagement, a. Community Need, i. The Community's Need for Funding: Our Coalition needs US EPA's financial assistance because we do not have the necessary funds in our general budgets to address brownfields anywhere in our communities, let alone in our target areas. Indicators of need in our target areas are evident in numerous key economic and demographic factors: Unemployment is significantly higher in the LEC (9.3%), LWC (6.9%), and GAP (7.3%) (2017 ACS) than the US (3.3%) & state (3.0%) (Bureau of Labor Statistics (BLS) (11/19), and Median Household Income (MHI) in the LEC (\$19,720), LWC (\$26,372), and GAP (\$31,675) is significantly less than US (\$57,652) and state (\$52,182), resulting in a greater percentage of persons living in poverty in our target areas LEC (23.1%) and GAP (25.5%), than the US and state (14.6%), or Logansport (18.3%). This is especially true for our children, LEC (31.3%), LWC (24.7%), and GAP (40.2%) vs. the US (20.3%), state (20.4%), and City (21.4%)) and our elderly (GAP (18.6%) vs. the US (9.3%), state (7.5%), and City (5.3%)) (all stats from 2017 ACS unless otherwise noted). Low income combined with the large number of vacant buildings on brownfields has resulted in an overall increase in crime within the target areas which, according to local law enforcement agency data, is over two times higher than in our communities as a whole, for which the number of crimes per sq. mile (76) are already more than two times higher than the state (30) and US (31), (FBI's Offenses Known to Law Enforcement 2018). Reduced income tax revenues due to the loss of large, high paying employers such as those listed in IV.E.1.a.i further limit local government resources, and priority brownfield sites listed in IV.E.1.a.ii. add to the financial burden of target area residents by suppressing residential property values and adding to municipal expenditures through reduced tax base, and additional public safety services to brownfield sites due to criminal activity.

All these issues highlight the that with budgets barely able to provide essential services and much-needed infrastructure maintenance (especially in our small towns), our communities lack the discretionary funds necessary to complete the proactive assessment and planning activities that this grant will provide, including clarifying environmental issues on brownfield sites, encouraging developers to seek out and invest in them, and eliminating the risk to the health and wellbeing of our residents and environment. Ultimately, this EPA grant will allow our communities (both large and small) to create more affordable housing; re-establish lost industry, improve economic competitiveness; and create unique, healthy, safe, and walkable neighborhoods.

IV.E.2.a.ii. Threats to Sensitive Populations, (1) Health or Welfare of Sensitive Populations: Because many of our target area brownfields are near sensitive populations (low-income residents, and children and elderly residents below poverty level), brownfields have likely adversely impacted their health. They are often unsecured, and trespassers, including children, risk exposure to toxic chemicals, asbestos, unsafe structures, and leaking underground storage tanks causing soil and groundwater contamination. The result is exposure of many of our less fortunate residents to soil, water, and air contamination present on these brownfields with little ability to improve their condition or even move away due to their financial situation. Contaminants such as metals, petroleum, VOCs, SVOCs, PAHs, PCBs, glycols, lead-based paint, and asbestos are potentially causing unknown harm, raising significant environmental justice issues. For example, the Transco priority site, adjoining a low-income neighborhood in the LEC, is potentially impacted with metals, petroleum, PCBs, VOCs, asbestos, glycols, lead paint, and other contaminants that are known to cause certain cancers (e.g., colorectal & lung/bronchus), and chronic lower respiratory disease, all of which are experienced by Coalition residents at a higher rate than the state and nation (IV.E.2.a.ii(2)). In addition, more than 96% of the homes in our three target areas are older than 1980, which puts our sensitive populations in these low-income and high poverty neighborhoods at significantly higher risk for exposure to asbestos and lead-based paint. The proximity of such a large number of brownfields to low-income neighborhoods in our target areas drives down housing values, suppresses commercial investment, and limits residents' access to adequate employment, resulting in a distinct disadvantage to target area residents with no real relief in sight.

An infusion of funding from this EPA grant will provide needed capital for the assessment of these blighted properties, clearing the way for remediation and revitalization of Coalition target areas to include much needed low- and moderate-income housing, increased green space, and connectivity

through our growing trail system. The resulting resurgence of commerce will support new and revitalized local retail businesses which in turn will boost local employment with quality diversified jobs. Redeveloping our brownfields will increase tax revenues which will directly benefit our underserved and sensitive populations, including removal of blight, lower crime, safer neighborhoods, and access to better public services. This grant will help our community to understand the environmental conditions at our brownfields and help reduce the risk of exposure, eliminate sources of contamination, and improve the health of our community, all helping to reduce environmental justice disparities within our underserved and sensitive populations.

IV.E.2.a.ii(2) Greater Than Normal Incidence of Disease and Adverse Health Conditions:

Contaminants from target area brownfields are affecting our residents' health. Many of the priority sites are believed to be impacted by PCBs, VOCs, petroleum, metals, asbestos, lead paint, etc. Studies on the health effects of exposure to these contaminants has been linked to higher incidences of cancer, thyroid conditions, and liver issues. The incidence of colorectal cancer (46.5/100K) and lung & bronchus cancer (77.9/100K) in Cass County exceeds that of Indiana (42.4/100K) and 71.9/100K respectively). Air contaminants from coal-fired power generation, congestive highway traffic, and nearby heavy urban industry, have affected residents' health. Countyhealthrankings.org (2019) ranks Miami County 74th worst and Cass County 91st worst of the 3,142 US counties for air pollution-particulate matter in 2019. Deaths from chronic lower respiratory disease is higher in Cass County (62.6/100K) and Miami County (57.3/100K) than in Indiana (55.2/100K). Both counties contain target areas with priority sites. There are over 3,672 Coalition properties with environmental records on the Indiana Department of Environmental Management's Database, the cumulative effects of which likely contribute to the adverse health conditions impacting our residents. Finally, reduced access to and a reduced ability to pay for healthcare means that low-income and minority patients are less likely to receive recommended health care services (Urban Institute/Center on Society and Health - 2015), thus they are more likely to experience negative health effects from exposure to brownfield contaminants, again raising environmental justice issues. Though not available at the municipal level, this data is believed to be representative of our target areas due to the large number of economically vulnerable people living there.

Removal of the sources of environmental contaminants present at brownfields in our community will reduce the exposure of our disadvantaged populations to these materials. This in turn will help to reduce the disproportionate incidences of disease and other poor health outcomes that these residents are currently experiencing. The first step is assessment of the environmental conditions of target area priority brownfields. However, the Coalition communities simply do not have the funds available to invest in brownfields assessment at this time. Funding from this EPA assessment grant will initiate the revitalization of our target areas by providing that initial infusion of capital to clarify the environmental condition of target area brownfields, reducing the hesitation of developers to invest in our revitalization vision for our community. The subsequent reuse and transformation of target area brownfields into productive residential, commercial, and recreational properties will result in more high-quality jobs, a higher tax base, less crime, and better overall health for the community.

IV.E.2.a.ii(3) Disproportionately Impacted Populations:

The public health impact from our target area brownfield properties and industrial operations, and their proximity to our sensitive populations, including low-income and impoverished residents, impoverished children/elderly, and minority residents, has disproportionately exposed them to environmental pollutants, resulting in an inability to improve or in some cases, maintain their health and wellbeing. Per the Urban Institute/Center on Society and Health (2015), low-income residents become sick more frequently and more quickly, and die at younger ages on average than those in more affluent communities. Children living in poverty are 4 times more likely to be in poor or fair health than children in high-income households, and they experience higher rates of asthma, heart conditions, hearing problems, digestive disorders, and elevated blood lead levels.

High unemployment (LEC (9.3%), LWC (6.9%), GAP (7.3%)), high poverty rate (LEC (23.1%) and GAP (25.5%)), high child poverty rate (LEC (31.3%), LWC (24.7%), and GAP (40.2%)), and low MHI (LEC (\$19,720), LWC (\$26,372), and GAP (\$31,675)) are significant compared to US and state figures. In addition, a large portion of the Coalition's small (10% coalition-wide, but 33% in Logansport) but growing minority population is concentrated in our target areas, putting them at higher risk from the effects of contaminants from years of industrial activity and a corresponding decline in the quality of life.

With the higher crime experienced at brownfield sites, it is easy to see that our impoverished and minority residents are at a distinct disadvantage, resulting in significant environmental justice concerns.

Funding from an EPA grant will improve the economic status and health of disadvantaged residents by identifying the environmental conditions of area brownfields, generating interest in these properties from developers, and leveraging funds to remediate and redevelop the sites, thereby reducing or removing the contaminant threats. New businesses created will provide employment for residents, increased tax base for Coalition communities, and an overall more vibrant economy for our future.

IV.E.2.b. Community Engagement, i. Project Partners & ii. Project Partner Roles: Several community-based organizations have pledged supporting roles for the Coalition's brownfields grant (Table 2). This diverse assemblage of community groups can engage the community at a grassroots level. They have regional influence and local ties, maximizing the benefits they bring to the project. Each project partner will be involved in site decisions as applicable and will be kept informed throughout the grant period on the status of sites within their community.

Table 2 – Project Partners

Partner Name	Point of Contact	Specific Role in the Project
United Way of Cass Co.	Chris Armstrong, Executive Director, carmstrong@unitedwayofcasscounty.org, 574-753-3533	Provide public outreach, provide public meeting venue
Fulton Co. Chamber of Commerce	Jillian Kreamer, Executive Director, chamberassist@rtcol.com, 574-223-0700	Help identify brownfields, reuse options, and provide public outreach, disseminate info about grant process
Fulton Co Economic Development Corp.	Terry Lee, Executive Director, tlee@fultondevelopment.org, 574-223-3326	Identify target sites, select sites for grant assistance, market sites for reuse
Logan's Landing	Becki Harris, Executive Director, lldirector@loganslanding.com, 574-722-9345	Identify target sites, assist business with environmental needs, market sites for reuse
Miami Co. Economic Development Authority	James Tidd, Executive Director, jtidd@miamicountyeda.com, 765-689-0159	Provide 150 man-hrs. (\$6,000) for public outreach, community education, public meeting support, and advocacy

IV.E.2.b.iii. Incorporating Community Input: Our Coalition has a culture of community involvement that we will maintain throughout this grant. Our next community engagement event will be held on 12/18/19 to solicit input on reuse, site access, and other brownfields issues. 4 to 6 public meetings will be held throughout the grant period to maintain stakeholder engagement and continue to gather public input on site selection and prioritization, assessment needs, cleanup decisions, and reuse planning. Public meetings will be advertised through municipal and partner websites, local papers, radio, and social media platforms (earned media and other low-cost, no-cost or in-kind methods) ensuring that the entire community has an opportunity to provide input. The Coalition has multi-lingual personnel available to advertise meetings, interpret presentations, or translate documents in Spanish or other languages as needed. A public meeting will be held in the first two quarters of the grant period to discuss the goals of the grant, initial planned activities, and a schedule for future community involvement. For subsequent meetings, personal invitations will be sent to residents directly impacted by priority sites, neighborhood groups, lenders, area businesses, and developers to maximize the engagement of these stakeholders. Regional developers will be contacted through the Coalition communities' Planning Commissions, and Chambers of Commerce to bring awareness of the reuse opportunities priority sites offer. When developers are identified, they too will attend public meetings to describe their plans for reuse. Stakeholder input will be cataloged to determine assessment and revitalization priorities. As the project progresses, we will actively involve target area stakeholders in the decision-making process regarding site prioritization, assessment, site marketing, cleanup planning, and feedback on site reuse. As appropriate, we will utilize visioning sessions offered by the Kansas State TAB program to maximize the incorporation of community input.

IV.E.3. Task Descriptions, Cost Estimates, & Measuring Progress, a. Description of Tasks/Activities & Outputs: The Coalition will begin grant-related activities immediately upon award confirmation, working to prepare a Work Plan approved by the EPA Project Manager. Once the Work Plan is approved, we will select a Qualified Environmental Professional (QEP) in accordance with federal procurement regulations (2 CFR 200.317 - 200.326). The Coalition has begun developing a brownfield inventory to use as a tool to help accomplish reuse goals. Inventoried sites are prioritized based on the following criteria, in no particular order: 1) reuse potential, 2) potential for environmental or human health impact

and environmental justice, and 3) community input. Brownfield revitalization progress will be tracked with regular entries into ACRES, public meetings, and coordination with the QEP. The Coalition and its QEP will complete the following tasks:

Task/Activity 1: Program Management, Training Support, Brownfield Inventory/Prioritization

i. Project Implementation: Coalition staff will travel to regional and national brownfields conferences/meetings, participate in calls, meetings, and correspondence between the Coalition, QEP, EPA, etc. to manage the grant's cooperative agreement. ACRES database will be updated quarterly or more frequently if needed. We will carefully track contractor costs, comparing to the budget, expenditures, and project progress. This will ensure that grant funds will be successfully utilized within the prescribed three-year project period. The Coalition, with QEP support, will also update/prioritize the inventory under this task.

ii. Anticipated Project Schedule: QEP selected through a competitive bidding process before Cooperative Agreement period begins; correspondence will occur at least monthly (more frequently as specific project activities require) throughout the grant period; update and prioritize brownfield inventory the first 2 quarters, then as necessary for the remainder of the grant period; ACRES updates will be conducted at least quarterly throughout the grant period

iii. Task/activity Lead(s): Coalition Lead & QEP

iv. Output(s): Travel-Coalition staff to regional and national brownfields conferences/meetings; prioritized inventory; project performance reports: Quarterly Reports, ACRES Entries, DBE reports, annual reports, etc.; calls, meetings, and correspondence between the Coalition, QEP, EPA, etc. to manage the grant's cooperative agreement.

Task/Activity 2: Env. Investigation

i. Project Implementation: Eligibility determinations will be completed under this task; The QEP will complete Phase I ESAs activities on sites selected by the Coalition. All Phase I ESAs will be conducted by/in accordance with the ASTM standard for Phase I ESAs (E1527-13) and the All Appropriate Inquiry (AAI) rule. Areas of focus will include those already determined in the inventories as priority sites listed in IV.E.1.a.ii; The QEP will prepare a Quality Assurance Project Plan (QAPP) which must be approved by the EPA. Once approved, the QEP, directed by the Coalition, will complete Phase II ESAs (after the completion and EPA approval of the Sampling & Analysis Plan/Health & Safety Plan (SAP/HASP) based on environmental conditions identified in the preceding Phase I ESAs.

ii. Anticipated Project Schedule: Request eligibility determinations & finalize site access to initial sites for investigation-early 2nd Quarter of Grant period; Begin Phase I ESAs-2nd Quarter of Grant period; Submit QAPP to EPA for review/approval; QAPP approval & Phase II ESAs begin-3rd Quarter of Grant period; all Phase I ESAs completed-end of 11th Quarter of Grant period; all Phase II ESAs completed, and final contractor invoices submitted-45 days before end of grant period.

iii. Task/activity Lead(s): Coalition & QEP

iv. Output(s): 10 Phase I ESAs for haz. substance & 6 Phase I ESAs for petroleum impacted sites; Quality Assurance Project Plan (QAPP), estimated 7-14 Phase II ESAs for hazardous substances and 5-10 Phase II ESAs for petroleum impacted sites.

Task /Activity 3: Clean-up Planning:

i. Project Implementation: The QEP, directed by the Coalition, will prepare site specific clean-up plans/documents, including: Analysis of Brownfield Cleanup Alternatives, remediation plans, site closure letter requests, and clean-up funding development (IV.E.1.c.i).

ii. Anticipated Project Schedule: throughout the grant period

iii. Task/activity Lead(s): QEP

iv. Output(s): 7-14 cleanup planning documents

Task /Activity 4: Community Outreach & Involvement:

i. Project Implementation: 4-6 public meetings will be held during the grant period to update the community on brownfield assessment progress and seek public input/involvement. Print and mail material for project/site information and marketing documents may also be funded under this task. The Coalition will complete this task, assisted by the QEP, who will manage the technical aspects of the community outreach program. Social media outlets and other online media will be developed/maintained, and outreach efforts will inform the public on the progress of brownfield investigation/cleanup planning activities and provide marketing resources for future development.

ii. *Anticipated Project Schedule*: 1st outreach meeting planned for 2nd Quarter of grant period, remaining outreach events planned throughout the rest of the grant period.

iii. *Task/activity Lead(s)*: Coalition & QEP

iv. *Output(s)*: 4-6 public meetings to update the community on the brownfield assessment progress and seek public input and involvement; supplies: printed flyers, advertising, postage, etc.

We will work diligently to assure startup activities are completed per the schedule above. The Coalition will allocate all grant funds to project properties before the final quarter of the grant period to assure that grant task activities are completed before the end of the cooperative agreement contract. The Cooperative Agreement period is 3 years; however, because there is an extremely high demand for assessments and site access has already been obtained for some of the highest priority sites in IV.E.1.a.ii. (e.g., Former Grissom Heat Plant), it is likely that funds will be spent prior to the end date. If activities occur beyond the priority sites, they will occur after inventory and prioritization is finalized (early 2nd quarter). We are proactively communicating with representatives of privately-owned brownfields to gain access in anticipation of this grant funding as well as non-grant funded assessment activities. Such communication initiates the process for eventual property transfer and reuse, and create a positive dialog between property owners, local government, and impacted citizens. Prior to applying for site eligibility under the grant, an access agreement will be prepared and executed for each site being considered.

IV.E.3.b. Cost Estimates: The Coalition will allocate \$530,900 to Phase I and II ESAs (88% of total grant funding to ESAs). The costs outlined in Table 3 were developed anticipating tasks necessary to efficiently identify, characterize, and plan for the remediation of the priority sites listed in IV.E.1.a.ii.

Table 3 Budget	Budget Categories ¹	1. Program Mgmt, Training Support, Inv/Prioritization	2.Phase I/II ESAs	3. Clean-up Planning	4. Community Outreach & Involvement	Budget Category Total
Haz Subs	Travel	\$1,800				\$1,800
	Supplies				\$300	\$300
	Contractual ²	\$7,200	\$318,500	\$26,400	\$4,800	\$356,900
	Subtotal (Haz)	\$9,000	\$318,500	\$26,400	\$5,100	\$359,000
Petro	Travel	\$1,200				\$1,200
	Supplies				\$200	\$200
	Contractual ²	\$6,400	\$212,400	\$17,600	\$3,200	\$239,600
	Subtotal (Pet)	\$7,600	\$212,400	\$17,600	\$3,400	\$241,000
TOTAL BUDGET		\$16,600	\$530,900	\$44,000	\$8,500	\$600,000

¹Only budget categories with costs in Table. ²In accordance with Federal, State, and local procurement regulations.

The costs outlined in Table 3 above were developed anticipating tasks necessary to efficiently identify, characterize, and plan for the remediation of the priority sites listed in IV.E.1.a.ii. Grant tasks will be completed at the anticipated costs per unit with the following anticipated outputs/outcomes:

1. Program Management, Training Support, Inv./Prioritization - \$16,000 (\$9,000 for haz. substances, \$7,600 for petroleum) – **Travel** (Attend National Brownfields Conf.): airfare x 2 @ \$1,000, 2 rooms, 3 nights lodging @ \$1,400, meals @ \$450, ground transportation @ \$150 = \$3,000), **Contractual**: total \$13,600, includes approximately 104 hrs. \$77/hr. = \$8,000 for inventory, and approximately 73 hrs. \$77/hr = \$5,600. In addition, existing funds supporting Coalition staff (\$8,000) will be offered in-kind for this task.

2. Environmental Investigation - \$530,900 (\$318,500 for haz. substances and \$212,400 for petroleum) – **Contractual**: 16 Phase I ESAs at an average cost of \$3,500 = \$56,000, & 12-24 Phase II ESAs at an estimated cost of \$20,000-\$40,000 (depending site complexity/environmental conditions) = \$474,900. Though our budget will support 16 Phase I's and 12-24 Phase II ESAs, we understand that large sites may need more investment requiring us to realign the budget during the grant period. Areas of focus will include those already determined in the inventories as priority sites listed in Table 1.

3. Clean-up Planning: \$44,000 (\$26,400 for haz. substances and \$17,600 for petroleum) – **Contractual**: 7-14 clean-up plans expected to cost \$3,000-\$6,000 each = \$44,000.

4. Community Outreach & Involvement: \$8,500 (\$4,800 for haz. substances and \$3,200 for petroleum) – **Supplies**: printed flyers, advertising, postage, etc. = \$500, **Contractual**: approximately 104 hours over three years at an estimated \$77/hr = \$8,000.

IV.E.3.c. Measuring Environmental Results: Tracking, measuring, and evaluating progress will be achieved through meeting minutes, Quarterly and Annual Reports, quarterly review/analysis of

performance encountered/identified in Quarterly Reports, timely completion of Work Plan tasks. If planned outputs/outcomes are not achieved or milestones/project schedules outlined in IV.E.3.a are not being met, we will create a corrective action plan to identify deficiencies and make adjustments necessary to achieve the anticipated outputs/outcomes on schedule. Further, the Assessment Grant will have the following measurable results: sites/acreage assessed, jobs created/retained, reuse complete, number of parcels, acreage made ready for greenspace/recreation, and leveraged monies. These and other statistics will be included in quarterly reporting and ACRES submittals as data becomes available which will allow the EPA to better evaluate and highlight the grant program success. At project close, the Coalition will provide a final report to the EPA and our residents summarizing project outputs and outcomes.

IV.E.4. Programmatic Capability & Past Performance, a. Programmatic Capacity, i. Organizational Structure & ii. Description of Key Staff: Logansport's Department of Community Development (DCD) (Coalition Lead) will manage this grant. DCD previously managed the FY12 & current 2017 EPA Brownfields Assessment Grants as well as many other economic development resources valued at well over \$60M in the past 10 years. DCD staff (along with other city staff) have the technical, financial, and administrative ability in place to implement this grant project successfully. In the unlikely event that a member of the team leaves their job prior to the completion of grant tasks, the depth of the City's team will allow for a seamless transition to other experienced members. Ms. Mercedes Brugh, Deputy Mayor and Director of DCD will serve as the Coalition Project Manager. Brugh has been with the City since 2016 and was integral to the success of the previous coalition assessment grant. Prior to her tenure with the City, Brugh was very active in the revitalization of brownfields and the construction of trails in Logansport. Brugh will be assisted by Logansport Planning Director Arin Shaver. Each Coalition partner will direct their portion of the grant funding. Terry Lee, Fulton County Development Director, will handle site selection and grant investment strategies for Fulton County, and Steven Ray, Executive Director for NCIRPC will serve the same role for the NCIRPC region sites. Mr. Ross Anderson, Grants Administrator, will serve as the Grant Financial Manager and will be responsible for accounting and financial reporting. He has provided these services for 4 years on other grant and loan programs benefitting the City, including the current 2017 assessment grant. Coalition staff has a history of working cooperatively with state and federal environmental agency personnel and engaging qualified environmental consultants when appropriate. This team will be supported by other city departments including planning, finance, utilities, engineering, legal department, and the offices of the Mayor.

IV.E.4.a.iii. Acquiring Additional Resources: Coalition staff have a history of working cooperatively with state and federal environmental agencies and engaging QEPs. Through a competitive bidding and procurement process, the Coalition will select a QEP experienced in administering EPA Brownfields Grants and working with Indiana Department of Environmental Management/Indiana Brownfields Program (IDEM/IBP). The team and execution plan outlined above will ensure timely and successful expenditure of funds within the prescribed three-year project period.

IV.E.4.b. Past Performance & Accomplishments, i. Currently Has or Previously Received an EPA Brownfields Grant (1) Accomplishments: The City of Logansport (Coalition Lead) previously received an FY12 EPA Brownfields Coalition Assessment Grant (BF-00E01062) for \$686.5K (completed) and an FY17 EPA Brownfields Coalition Assessment Grant (BF-00E02313) for \$600K (currently ongoing). Environmental assessments were completed on 41 sites under the grants and \$38M in additional investment has been leveraged, creating nearly 125 jobs to date. At the time of this submission, all outputs and outcomes related to the grants are accurately reflected in the ACRES system.

IV.E.4.b.i (2) Compliance with Grant Requirements: All Work Plan goals, outputs, and outcomes of the FY12 grant were achieved, and all reports including Quarterly Reports, Annual Reports, MBE/WBE Utilization Reports, ACRES submissions, etc. were completed on time. The City was in full compliance with the terms and conditions of the FY12 grant Cooperative Agreement and 100% of the funds were expended. To date, over 72% of the FY17 grant funds have been expended, making Logansport eligible to apply for this FY20 EPA Brownfields Coalition Assessment Grant. For the previous grants, Logansport and its coalition partners had a clear plan in place to aggressively address targeted brownfields, and firm leveraging commitments to redevelop sites into viable community assets. Due to ever present budget constraints, lower tax revenues, and pressures to complete projects necessary to maintain our infrastructure, EPA grant funding is the only way we can be successful in aggressively pursuing brownfield assessment, cleanup, and reuse.

III.B. Threshold Criteria for Assessment Grants

III.B.1 Applicant Eligibility

The City of Logansport (lead applicant), Indiana, Fulton County, and North Central Indiana Regional Planning Council (NCIRPC) (the Coalition) each meet the definition of a Local Government under 2 CFR 200.64 and are political subdivisions of the State of Indiana, or have a 501(c)(3) tax-exempt status (NCIRPC) (Documentation attached). They are therefore eligible to apply for and receive U.S. EPA Brownfields Assessment Grant funding. Letters of Commitment from Coalition members follow this documentation of threshold criteria.

III.B.2 Community Involvement

Involving our community and soliciting feedback regarding Brownfields activities and redevelopment plans are essential to our community's Brownfields program's success. Communication is a two-way process, our ultimate goal is to keep the community informed and involved so they remain aware of potential concerns, questions and solutions. The Coalition will utilize social media platforms, earned media and other low-cost, no-cost or in-kind methods to engage the community, solicit public and stakeholder participation, and advertise public meetings. Regular public meetings have already been and will continue to be held to engage the public and encourage stakeholder and residents' participation in the EPA grant funded Brownfield activities. See section IV.E Narrative Proposal/Ranking Criteria for further information.

III.B.3 Documentation of the available balance on each Assessment Grant

Logansport is the Lead Applicant for a FY2017 EPA Brownfields Coalition Grant. Payment was received from EPA (drawn down) for 72% of that Assessment Cooperative Agreement by November 1, 2019. Documentation is attached.

III.C. Additional Threshold Criteria for Site-Specific Proposals Only

This criterion is not applicable for a Coalition Brownfields Assessment Grant application.

INTERNAL REVENUE SERVICE
P. O. BOX 2508
CINCINNATI, OH 45201

DEPARTMENT OF THE TREASURY

Date:

JUN 01 2015

NORTH CENTRAL INDIANA REGIONAL
PLANNING COUNCIL INC
C/O STEVEN RAY
1525 WEST HOOSIER BOULEVARD STE 204
PERU, IN 46970

Employer Identification Number:
47-2051782

DLN:

17053086301005

Contact Person:

PAUL F CAPPEL II

ID# 31665

Contact Telephone Number:

(877) 829-5500

Accounting Period Ending:

December 31

Public Charity Status:

170(b)(1)(A)(vi)

Form 990 Required:

Yes

Effective Date of Exemption:

October 10, 2014

Contribution Deductibility:

Yes

Addendum Applies:

No

Dear Applicant:

We are pleased to inform you that upon review of your application for tax exempt status we have determined that you are exempt from Federal income tax under section 501(c)(3) of the Internal Revenue Code. Contributions to you are deductible under section 170 of the Code. You are also qualified to receive tax deductible bequests, devises, transfers or gifts under section 2055, 2106 or 2522 of the Code. Because this letter could help resolve any questions regarding your exempt status, you should keep it in your permanent records.

Organizations exempt under section 501(c)(3) of the Code are further classified as either public charities or private foundations. We determined that you are a public charity under the Code section(s) listed in the heading of this letter.

For important information about your responsibilities as a tax-exempt organization, go to www.irs.gov/charities. Enter "4221-PC" in the search bar to view Publication 4221-PC, Compliance Guide for 501(c)(3) Public Charities, which describes your recordkeeping, reporting, and disclosure requirements.

Sincerely,



Director, Exempt Organizations

November 14, 2019

Mayor Dave Kitchell
City of Logansport
601 E. Broadway, Suite 200
Logansport, IN 46947

RE: U.S. EPA Brownfields Assessment Grant Coalition

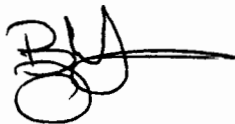
Dear Mayor Kitchell:

Fulton County acknowledges membership in the coalition which is made of City of Logansport, Fulton County, and North Central Indiana Regional Planning Council (collectively, the Coalition). The Coalition was formed for the purposes of applying for a U.S. Environmental Protection Agency (U.S. EPA) Brownfields Assessment Grant to help facilitate brownfields redevelopment in the Coalition communities. Fulton County is a General-Purpose Unit of Local Government as defined under 2 CFR 200.64 and a political subdivision of the State of Indiana and therefore eligible to apply for and receive U.S. EPA Brownfields Assessment Grant funding.

Fulton County understands the Coalition is applying for \$600,000 in grant funds from the U.S. EPA for Hazardous Substance and Petroleum sites, and the City of Logansport will serve as the lead member of the Coalition, as well as the grant recipient/administrator. Fulton County has already agreed, in principle, to a Memorandum of Agreement with the Coalition members which defines the terms related to the site selection process, the distribution of funds, and the mechanisms for implementing the assessment work. Fulton County also understands that, upon notice of grant receipt, Coalition members will be required to finalize a binding Memorandum of Agreement.

Fulton County provides its full support of the Coalition and is looking forward to the opportunity to use the grant funds to leverage redevelopment opportunities which will benefit all Coalition members.

Sincerely,

A handwritten signature in black ink, appearing to be "BL" followed by a long horizontal stroke.

Bryan Lewis, President
Fulton County Commissioners



November 14, 2019

Mayor Dave Kitchell
City of Logansport
601 E. Broadway, Suite 200
Logansport, IN 46947

RE: U.S. EPA Brownfields Assessment Grant Coalition

Dear Mayor Kitchell:

North Central Indiana Regional Planning Council (NCIRPC) acknowledges membership in the coalition, which is made of City of Logansport, Fulton County, and NCIRPC (collectively, the Coalition). The Coalition was formed for the purposes of applying for a U.S. Environmental Protection Agency (U.S. EPA) Brownfields Assessment Grant to help facilitate brownfields redevelopment in the Coalition communities. NCIRPC is a regional planning agency (representing Cass, Fulton, Miami, Clinton, Howard, and Tipton Counties in Indiana). It is nonprofit organization under Section 501(c)(3) of the Internal Revenue Code and therefore eligible to apply for and receive U.S. EPA Brownfields Assessment Grant funding.

NCIRPC understands the Coalition is applying for \$600,000 in grant funds from the U.S. EPA for Hazardous Substance and Petroleum sites, and the City of Logansport will serve as the lead member of the Coalition, as well as the grant recipient/administrator. NCIRPC has already agreed, in principle, to a Memorandum of Agreement with the Coalition members which defines the terms related to the site selection process, the distribution of funds, and the mechanisms for implementing the assessment work. NCIRPC also understands that, upon notice of grant receipt, Coalition members will be required to finalize a binding Memorandum of Agreement.

NCIRPC provides its full support of the Coalition and is looking forward to the opportunity to use the grant funds to leverage redevelopment opportunities which will benefit all Coalition members.

Sincerely,

Steven Ray

Steven Ray, Executive Director
North Central Indiana Regional Planning Council

Payment Transaction Confirmation

Payment Request Sequence Number : 10-29-2019 63672148

Payment Request Type :	Individual
Payment Method :	ACH
Bank Relationship :	071201320****4542
Requested Settlement Date :	10/30/2019
Requested Date and Time :	10/29/2019:15:13
Total Items :	1

Recipient : CITY OF LOGANSPOUT IN (1823045)

Federal Agency : ENVIRONMENTAL PROTECTION AGENC (68128933)

Cash On Hand : Total :\$19,969.34

Seq # / Item #	Account ID	Account Status	Request Reference Number	Available Balance	Remittance Code	Remittance Amount	Amount Requested	Payment Request Status
00001/1	BF00E02313	Open		\$169,200.52				Queued to be sent to ACH
	BF00E02313- G5LGOR00	Open					\$19,969.34	

Application for Federal Assistance SF-424

* 1. Type of Submission:

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

* 2. Type of Application:

- ☒ New
☐ Continuation
☐ Revision

* If Revision, select appropriate letter(s):

* Other (Specify):

* 3. Date Received:

12/03/2019

4. Applicant Identifier:

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

* a. Legal Name:

LOGANSPORT, CITY OF

* b. Employer/Taxpayer Identification Number (EIN/TIN):

* c. Organizational DUNS:

0789092560000

d. Address:

* Street1:

601 E BROADWAY, SUITE 200

Street2:

* City:

LOGANSPORT

County/Parish:

* State:

IN: Indiana

Province:

* Country:

USA: UNITED STATES

* Zip / Postal Code:

46947-0000

e. Organizational Unit:

Department Name:

Division Name:

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

Ms .

* First Name:

MERCEDES

Middle Name:

* Last Name:

BRUGH

Suffix:

Title:

DEPUTY MAYOR

Organizational Affiliation:

* Telephone Number:

5747532551

Fax Number:

* Email:

MBRUGH@CITYOFLOGANSPORT.ORG

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

* 10. Name of Federal Agency:

Environmental Protection Agency

11. Catalog of Federal Domestic Assistance Number:

66.818

CFDA Title:

Brownfields Assessment and Cleanup Cooperative Agreements

* 12. Funding Opportunity Number:

EPA-OLEM-OBLR-19-05

* Title:

FY20 GUIDELINES FOR BROWNFIELD ASSESSMENT GRANTS

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

FY20 LOGANSPORT COALITION EPA BROWNFIELDS ASSESSMENT GRANT FOR HAZARDOUS SUBSTANCES AND PETROLEUM

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:*** a. Applicant * b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

17. Proposed Project:* a. Start Date: * b. End Date: **18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="600,000.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text" value="600,000.00"/>

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on .
- ☒ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☐ c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes ☒ No

If "Yes", provide explanation and attach

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

☒ ** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title: * Telephone Number: Fax Number: * Email: * Signature of Authorized Representative: * Date Signed:

IN-04

IN-05

IN-02